

WARRANTY DEED

BOOK 258 PAGE 516

THIS INSTRUMENT PREPARED BY: First Title Corporation 5384 Poplar Ave. Suite 440 Memphis, TN. 38119	SEND TAX BILLS TO:		MAP PARCEL NUMBERS 1079-3204-003
	Herman Sawyer		
	(NAME)		
	6835 Fox Chase Dr.		
	(STREET ADDRESS)		
	Southaven, MS. 38671		
	(CITY)	(STATE)	(ZIP)

THIS INDENTURE, made and entered into this 4th day of June, 19 93, by and between

Hal S. Mullins and wife, Denise W. Mullins

party of the first part, and

Herman Sawyer and wife, Gwendolyn Sawyer

party of the second part,

WITNESSETH: That for and in consideration of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Southaven County of DeSoto State of Mississippi,

Lot 3, Stonehedge Subdivision, in Section 32, Township 1 South, Range 7 West, DeSoto County, Mississippi, as shown by plat thereof recorded in Plat Book 24, Pages 28-32, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Being the same property conveyed to grantor herein by Warranty Deed at Book 188, page 436, in the Chancery Clerk's Office, DeSoto County, Mississippi.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part that he is lawfully seized in fee of the aforescribed real estate; that he has a good right to sell and convey the same; that the same is not encumbered.

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and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

STATE MS.-DESO TO CO. FILED

JUN 22 11 14 AM '93

Hal S. Mullins
Denise W. Mullins

INDIVIDUAL
STATE OF TENNESSEE,
COUNTY OF SHELBY.

Personally appeared before me, Stephen J. Winkel

County and State, Hal S. Mullins and wife, Denise W. Mullins

I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 4th day of June

My Commission Expires 29th day of August, 19 95

I, or we, hereby swear or affirm that to the best of my knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, which ever is greater, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this

day of _____, 19 _____

NOTARY PUBLIC

My commission expires: _____

Grantors Address:

P.O. Box 165
Southaven, Ms. 38671
Ph: 601-342-2555-W
Home- N/A

PROPERTY ADDRESS: 6835 Fox Chase Dr.
Southaven, MS. 38671

Grantees Address:

6835 Fox Chase Dr.
Southaven, Ms. 38671
Ph: 901-454-0986
Home- N/A